

# PUBLIC HEARING AGENDA



## Planning & Zoning Commission

**T U E S D A Y**  
**February 22, 2005**

***Revised***

According to the Arizona Open Meeting Law, the Planning Commission may only discuss matters listed on the Planning & Zoning Commission agenda. The City of Tempe endeavors to make all public meetings accessible to persons with disabilities. With 48 hours advance notice, special assistance is available at public meetings for sight and/or hearing-impaired persons. Please call 350-8241 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public meeting.

**PRE-SESSION** – begins at 6:30 p.m. – City Council Chambers 31 E. 5<sup>th</sup> Street. The Planning & Zoning Commission reserves this time to discuss informally any item(s) appearing on the Public Hearing Agenda, including questions/answers. Only procedural decisions will be made in the Pre-Session.

- Review of proposed Consent Agenda

**PLANNING AND ZONING COMMISSION HEARING 7:00 p.m.** – City Council Chambers 31 E. 5<sup>th</sup> St.

- 1. CONSIDERATION OF MEETING MINUTES:** Dec 14, 2004, Jan. 11, 2005, Jan. 25, 2005
- 2. PLANNED DEVELOPMENT (0406)** Hold a public hearing for **CLUB RIO (CC050003)** (Premier Bar Consulting, business owner/Namwest Tempe Town Lake LLC, property owner) **#SIP-2005.20** for a Site Plan approval and a change of ownership for an existing bar consisting of 16,793 s.f., including a mezzanine, on 8.93 net acres, located at 430 North Scottsdale Road, including the following:
  - Use Permit:
  - 1. To allow a 16,793 s.f. bar, including a mezzanine, in the I-2, General Industrial Zoning District.
  - 2. To allow live entertainment in the I-2, General Industrial Zoning District.
  - 3. To allow 12,260 s.f. outdoor dining in the I-2, General Industrial Zoning District.
- 3. PLANNED DEVELOPMENT (0406)** Hold a public hearing for **TEMPE PLACE (CC040109)** (Reliance Trust Co., property owner) consisting of a four-story mixed-used building including residential and commercial space on 3.49 net acres, located at 5454 South Beck Avenue, including the following:
  - #ZON-2005.03 Ordinance No. 2005.06** for a zoning map amendment from GID, General Industrial District to MU-3, Mixed-Use Medium-High Density District.
  - #SPD-2005.25** for a Planned Area Development Overlay with 75 residential condominium units and 4,479 s.f. of condominium office/retail space.
  - #SHR-2005.26** for a Horizontal Regime (Condominium Map) consisting of 75 residential condominium units and 22 office/retail condominium units.
  - \*THIS REQUEST IS BEING PROCESSED UNDER THE NEW ZONING AND DEVELOPMENT CODE**
- 4. PLANNED DEVELOPMENT (0406)** Request by **VILLAGIO AT TEMPE (CC050004)** (DR Horton, property owner) **#SBD-2005.21** for a Preliminary and Final Subdivision Plat for one (1) lot on 45.46 net acres, located at 2401 East Rio Salado Parkway.
- 5. STAFF ANNOUNCEMENTS**
- 6. COMMISSION ANNOUNCEMENTS**

**POST-SESSION** – begins after regular meeting – City Council Chambers 31 E. 5<sup>th</sup> Street.

If necessary, continue pre-session discussion.